

COUNTY COUNCIL

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Sussex County

DELAWARE
sussexcountyde.gov
(302) 855-7743

SUSSEX COUNTY COUNCIL

A G E N D A

MAY 10, 2022

10:00 A.M.

Call to Order

Approval of Agenda

Approval of Minutes – April 26, 2022

Reading of Correspondence

Public Comments

Consent Agenda

1. **Use of Existing Sewer Infrastructure Agreement, IUA 873
Bay Knolls, Fenwick Island Area**
2. **Use of Existing Sewer Infrastructure Agreement, IUA 1141
Scenic Manor, Mulberry Knoll Area**

Todd Lawson, County Administrator

1. **Proclamation – EMS Week**
2. **Proclamation – Community Action Month**
3. **Administrator's Report**



Christopher Keeler, Director of Assessment

1. **Reassessment Update**
2. **Recommendation and Possible Action to Enter into an Agreement for Building Outline Pictometry**

John Ashman, Senior Manager of Utility Planning & Design Review

1. **Resolution Establishing the Indian River Acres Area**

10:30 a.m. Public Hearings

1. **Brookland Farm Annexation into the Sussex County Unified Sanitary Sewer District (Johnson's Corner Area)**
2. **The Knoll Annexation into the Sussex County Unified Sanitary Sewer District (Holt's Landing Area)**

Hans Medlarz, County Engineer

1. **South Coastal WRF Treatment Process Upgrade No. 3 & Rehoboth Beach WTP Capital Improvement Program, Phase 2**
 - A. **General Construction, Project C19-11 Change Order No. 22**
 - B. **Electrical Construction, Project C19-17, Change Order No. 17**
2. **Bulk Delivery of Sodium Hypochlorite, Project M22-29**
 - A. **Recommendation to Award**
3. **Western Sussex Area of the Unified Sanitary Sewer District**
 - A. **Recommendation to Award Contract 5 – Segment C Rebid, Project S19-29**
 - B. **Davis, Bowen & Friedel, Inc. – Amendment No. 4**
4. **Georgetown Water Interconnection & Wastewater Redirection, Project A21-02**
 - A. **Davis, Bowen & Friedel, Inc. – 2019 Misc. Eng. Base Contract Amendment No. 6 – Water Interconnection & Wastewater Redirection Inspection Services**
 - B. **Teal Construction, Inc. - Wastewater Redirection Directional Drill Award**
5. **Mallard Creek Sewer Expansion, Project S20-26**
 - A. **Recommendation to Award**
 - B. **GMB amendment No. 1**
6. **Sale of County Owned Parcel 334-5.00-178.01**

Grant Requests

1. Lewes Historical Society for their Canalfront Maritime Museum Initiative
2. Town of Laurel for the Independence Day Committee's July 4th fireworks display

Introduction of Proposed Zoning Ordinances

Council Members' Comments

Executive Session – Pending/Potential Litigation and Land Acquisition pursuant to 29 Del.C. §10004(b)

Possible action on Executive Session items

1:30 p.m. Public Hearings

Conditional Use No. 2290 filed on behalf of Toback Development, LLC

“AN ORDINANCE TO GRANT A CONDITIONAL USE OF LAND IN AN AR-1 AGRICULTURAL RESIDENTIAL DISTRICT FOR CONTRACTOR FLEX SPACE TO BE LOCATED ON A CERTAIN PARCEL OF LAND LYING AND BEING IN BROADKILL HUNDRED, SUSSEX COUNTY, CONTAINING 7.12 ACRES, MORE OR LESS” (property lying on the west side of the intersection of Lewes Georgetown Highway [Route 9] and Prettyman Road [S.C.R. 254]) (911 Address: N/A) (Tax Parcel: 235-30.00-6.21 [portion of])

Conditional Use No. 2315 filed on behalf of American Storage of Delaware, LLC

“AN ORDINANCE TO GRANT A CONDITIONAL USE OF LAND IN A MR MEDIUM DENSITY RESIDENTIAL DISTRICT FOR MULTIFAMILY UNITS (140 UNITS) TO BE LOCATED ON CERTAIN PARCELS OF LAND LYING AND BEING IN INDIAN RIVER HUNDRED, SUSSEX COUNTY, CONTAINING 17.63 ACRES, MORE OR LESS” (property lying on the west side of John J. Williams Highway [Route 24], approximately 0.25 mile south of the intersection of Autumn Road [S.C.R. 299] and Bay Farm Road [Route 299]) (911 Address: N/A) (Tax Parcels: 234-29.00-49.02 [portion of], 49.03 & 50.00)

Change of Zone No. 1954 filed on behalf of American Storage of Delaware, LLC

“AN ORDINANCE TO AMEND THE COMPREHENSIVE ZONING MAP OF SUSSEX COUNTY FROM AN AR-1 AGRICULTURAL RESIDENTIAL DISTRICT TO A C-3 HEAVY COMMERCIAL DISTRICT FOR A PORTION OF A CERTAIN PARCEL OF LAND LYING AND BEING IN INDIAN RIVER HUNDRED, SUSSEX COUNTY, CONTAINING 8.27 ACRES, MORE OR LESS” (property lying on the west side of John J. Williams Highway [Route 24], approximately 0.25 mile south of the intersection of Autumn Road [S.C.R. 299] and Bay Farm Road [Route 299]) (911 Address: N/A) (Tax Parcel: 234-29.00-49.02 [portion of])

Change of Zone No. 1955 filed on behalf of American Storage of Delaware, LLC

“AN ORDINANCE TO AMEND THE COMPREHENSIVE ZONING MAP OF SUSSEX COUNTY FROM AN AR-1 AGRICULTURAL RESIDENTIAL DISTRICT TO A MR MEDIUM DENSITY RESIDENTIAL DISTRICT FOR A PORTION OF CERTAIN PARCELS OF LAND LYING AND BEING IN INDIAN RIVER HUNDRED, SUSSEX COUNTY, CONTAINING 17.63 ACRES, MORE OR LESS” (property lying on the west side of John J. Williams Highway [Route 24] approximately 0.25 mile south of the intersection of Autumn Road [S.C.R. 299] and Bay Farm Road [Route 299]) (911 Address: N/A) (Tax Parcels: 234-29.00-49.02 [portion of], 49.03 & 50.00)

Adjourn

-MEETING DETAILS-

In accordance with 29 Del.C. §10004(e)(2), this Agenda was posted on May 3, 2022 at 4:15 p.m. and at least seven (7) days in advance of the meeting.

This Agenda was prepared by the County Administrator and is subject to change to include the addition or deletion of items, including Executive Sessions, which arise at the time of the meeting.

Agenda items may be considered out of sequence.

The meeting will be streamed live at <https://sussexcountyde.gov/council-chamber-broadcast>.

The County provides a dial-in number for the public to comment during the appropriate time of the meeting. **Note, the on-line stream experiences a 30-second delay.**

Any person who dials in should listen to the teleconference audio to avoid the on-line stream delay.

To join the meeting via telephone, please dial:

Conference Number: 1-302-394-5036

Conference Code: 570176

Members of the public joining the meeting on the telephone will be provided an opportunity to make comments under the Public Comment section of the meeting and during the respective Public Hearing.

The Council meeting materials, including the “packet”, are electronically accessible on the County’s website at: <https://sussexcountyde.gov/agendas-minutes/county-council>.

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